

AN ORDINANCE BY: *Zoning Committee*

AN ORDINANCE TO AMEND THE 1982 ZONING ORDINANCE OF THE CITY OF ATLANTA, AS AMENDED, TO ESTABLISH MAXIMUM BUILDING HEIGHTS WITHIN A DISTANCE OF R-1 THROUGH R-G AND PD-H CLASSIFICATION IN CHAPTER 32. NC; TO AMEND SECTION 16-32.012(2).

WHEREAS, the Neighborhood Commercial District ordinance requires maximum building height regulations within a distance of R-1 through R-4 districts; and

WHEREAS, the Neighborhood Commercial District ordinance does not require maximum building height regulations within a distance of R-5 and PD-H districts; and

WHEREAS, neighborhood commercial areas should have building forms which are compatible with the scale of the adjacent neighborhoods;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ATLANTA, GEORGIA, HEREBY RESOLVES:

Section 1: That Chapter 32. NC Neighborhood Commercial District Regulations, Section 16-32.012(2) is amended to delete the wording "single-family residential district" and insert in lieu thereof the wording "R-1 through R-G and PD-H classification" to read as follows:

- (2) Maximum building heights: Structures which are within one hundred-fifty (150) feet of a **R-1 through R-G and PD-H classification** boundary shall have a maximum height of thirty-five (35) feet. Structures that are between one hundred-fifty (150) feet and three hundred (300) feet from a **R-1 through R-G and PD-H classification** boundary shall have a maximum height of fifty-two (52) feet. Mezzanines and lofts shall be considered a story.

Section 2: That all ordinances or parts of ordinances in conflict with this ordinance shall be repealed.